



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding PREMIER CHOICE INVESTMENTS LTD.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNR

Introduction

Pursuant to section 58 of *the Residential Tenancy Act* ("the Act"), I was designated to hear this matter. This hearing was scheduled to address the tenant's application pursuant to the *Act* for cancellation of the landlord's 10 Day Notice to End Tenancy for Unpaid Rent pursuant to section 46.

The applicant/tenant did not attend although the 11:00 am teleconference continued until 11:12 am. The respondent/landlord was present. The landlord testified that the tenant had vacated the premises on May 30, 2016 with no prior notice to the landlord. With respect to the tenant's failure to attend this hearing, Rule 10.1 of the Rules of Procedure provides as follows:

The dispute resolution proceeding must commence at the scheduled time unless otherwise decided by the Arbitrator. The Arbitrator may conduct the dispute resolution proceeding in the absence of a party and may make a decision or dismiss the application, with or without leave to re-apply.

In the absence of the tenant's participation in this hearing to support his application, I order the tenant's application dismissed in its entirety without liberty to reapply.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the *Residential Tenancy Act*.

Dated: June 9, 2016

Residential Tenancy Branch